

KINGS COUNTY AREA PUBLIC TRANSIT AGENCY

Board of Directors

610 W. 7th Street - Hanford, California 93230 (559) 852-2692 www.kartbus.org

Meeting Date: **December 11, 2019**

Time: 3:30 PM

Place: Board of Supervisors Chambers
Kings County Government Center
1400 W. Lacey Boulevard - Hanford, CA 93230

If you need special assistance to participate in this meeting or language assistance, please contact the Clerk of the Board at (559)852-2691 by 4:00 PM on the Monday before this meeting. Agenda backup information and any public records provided to the Board after the posting of the agenda for this meeting will be available for public review at 610 W. 7th Street, Hanford, CA 93230.

SPECIAL BOARD MEETING AGENDA

<u>ITEM #</u>	<u>DESCRIPTION</u>	<u>ACTION</u>
1.	PLEDGE OF ALLEGIANCE	
2.	CALL TO ORDER <i>Roll Call – Clerk of the Board</i>	
3.	UNSCHEDULED APPEARANCE <i>Any person may directly address the Board at this time on any item on the agenda, or on any other topics of interest to the public, that is within the subject matter jurisdiction of the Board. Five (5) minutes are allowed for each item.</i>	
4.	CONSENT ITEMS <i>All items listed as consent items are considered routine and will be enacted by one motion. For any discussion of any consent item, it will be removed at the request of any Board member and made a part of the regular agenda.</i> <i>A. Summary Minutes of October 23, 2019</i>	ACTION
5.	PUBLIC HEARING TO RECEIVE COMMENTS ON NOTICE OF INTENT TO ADOPT AN INITIAL STUDY/MITIGATED NEGATIVE DECLARATION (IS/MND) FOR THE NEW KART TRANSIT STATION	ACTION
6.	TRIENNIAL REVIEW REPORT-PROCUREMENT POLICY #60-001	ACTION
7.	PROFESSIONAL SERVICE AGREEMENT #2005	ACTION
8.	CITY OF HANFORD ORDINANCE NO. 19-11	INFORMATION
9.	UPDATE ON WATER SYSTEM @ TERMINAL	INFORMATION
10.	BOARD MEETING CALENDAR	INFORMATION

11. GRANT AWARD

INFORMATION

12. MISCELLANEOUS COMMENTS FROM STAFF

INFORMATION

13. CLOSED SESSION

Conference with Real Property Negotiator [Govt. Code Section 54956.8]

Properties: APNs 012-042-017, 015, 014, 013, 012, 011, 010, 009, and 004

APNs 010-275-010, 009, 011

Agency Negotiators: Angie Dow, Ken Richardson

Under Negotiation: Terms and Prices

Attachments:

A - Minutes of October 23, 2018

B - Environmental Documents

C - Mitigation/Monitoring Report

D - Resolution #20-01

E - Triennial Review Report from FTA 1

F - Procurement Policy Revised #60-001

G - Professional Service Agreement #2005

H - City of Hanford Ordinance #19-11

I - Board Meeting Calendar 2020

J - FTA Grant Announcement

STAFF REPORT

4. CONSENT ITEM:

- a. Summary Minutes of October 23, 2019, Regular Meeting

5. PUBLIC HEARING TO RECEIVE COMMENTS ON NOTICE OF INTENT TO ADOPT AN INITIAL STUDY/MITIGATED NEGATIVE DECLARATION (IS/MND) FOR THE NEW KART TRANSIT STATION (Angie Dow):

Project Description

The KART Transit Station proposed project (Project) includes the demolition of existing structures and the construction of a new transit station and commercial development. The approximately four-acre project site is located in the downtown area of the City of Hanford, CA, and has been previously developed. The project site borders other commercial land uses and is located in the Downtown Mixed-Use Zoning District (MX-D). The City's General Plan land use designation for the project site is Downtown Mixed Use.

The Project would consist of approximately a 19,000-square-foot transit station building, 6,900 square feet on the first floor, 5,516 square feet on the second, and 6,557 square feet on the third floor. It would include onsite and offsite parking with 19 staff parking spaces, 8 secured staff parking spaces, 114 public parking spaces, and 21 saw tooth bus-bays. There would also be two electric bus chargers and two electric car chargers on site.

The existing location only allows KART to provide local route service to one-hour headways; it does not allow for service expansion and improvements of KART. A new site identified would enable KART to increase service frequency to provide 30-minute headways for the local Hanford routes that would better serve the transit needs of the community. The proposed project would increase service by decreasing headways.

Project Background

The existing KART Transit Station located in the City of Hanford at 504 W. 7th Street is approximately 1.1 acres in size. It is adjacent to the Hanford Amtrak Station and supports 2,000 daily riders with ten bus bays and one street-side bus shelter. The BNSF Railway Company (BNSF), formerly known as The Burlington Northern and Santa Fe Railway Company (BNSF Railway), commercial businesses, and a major roadway surround the existing transit station. Due to the limited space on the existing site and a desire to add more service, the existing KART Transit Station is no longer able to accommodate the communities' and KART's needs.

In 2018, Mott MacDonald prepared the KART Site Selection Study to identify a new multimodal station location that can enhance KART ridership; while also ensuring existing riders of Amtrak and future ridership of Cross Valley Rail Corridor and California High-Speed Rail were supported. The KART Transit Station Site Selection Study recommended the preferred "Site 7". The project sponsor, KCAPTA, plans to purchase several properties, as a portion of the preferred "Site 7" identified in the 2018 Final KART Transit Station Site Selection Study, for the future construction of a new transit center with commercial/office buildings.

Project Setting

The Project site is located on several parcels in the City of Hanford, CA. The approximately four-acre project site is bounded by E. 7th Street to the South, N. Harris Street to the West, N. Brown Street East,

and the alley between E. 8th Street and E. 9th Street on the North. It is adjacent to parcels with commercial and light industrial uses to the South, East, and West; single-family residential homes are located to the East and North.

The City of Hanford's General Plan designation for the project site is Downtown Mixed Use and the site's zoning designation is Downtown Mixed Use (MX-D). The proposed Project would not conflict with the zoning designation for the project site. No general plan amendment or zone change would be required for the project, and no impact would occur.

Environmental Analysis

Pursuant to the California Environmental Quality Act (CEQA) Guidelines § 15063, an Initial Study was prepared for the Project to identify whether or not any significant environmental impacts may result from the Project. Specifically, the following environmental factors were addressed: aesthetics, agricultural land, air quality, biological resources, cultural resources, energy, geology and soils, greenhouse gas emissions, hazardous materials, hydrology/water quality, land use/planning, mineral resources, noise, population/housing, public services, recreation, transportation/traffic, tribal and cultural resources, utilities and service system, wildfire, and mandatory finding of significance.

Base on the Initial Study, a Mitigated Negative Declaration (MND) was prepared, which determined that the Project would not result in any significant environmental impacts that could not be mitigated to a level of less than significant. Mitigation measures were incorporated to ensure that the project would have a less than significant impact on the environment. A Mitigation Monitoring and Report Program (MMRP), which contains mitigation measures aimed at avoiding and minimizing environmental impacts to the extent feasible, has been prepared in Section 7.0 in the report. <https://www.kartbus.org/projects-and-planning/>

Pursuant to CEQA, the Mitigated Negative Declaration was circulated for the 30-day public review period to various local, county, and State agencies for review. The review period began on November 5, 2019, and ended on December 5, 2019. To date, four written comments were received.

Recommendation

Staff recommends that the Board:

1. Conduct a public hearing and receive public testimony; and
2. Adopt Resolution No. 20-01 (Attachment), adopting the Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program.

6. TRIENNIAL REVIEW REPORT-PROCUREMENT POLICY #60-001 (Angie Dow):

The Federal Transit Administration (FTA) has completed KCAPTA's Triennial Review. Although it is not an audit, the Triennial Review is an assessment done to determine if the agency is compliant with Federal requirements. During the assessment, a sample of award management and program implementation practices are reviewed, 21 areas are examined. KCAPTA had one deficiency in the Procurement area; in FTA's review of KCAPTA's procurement policy, it was noted that the policy did not address three of the General Procurement Standards listed below:

- Maintenance of contract oversight (2 CFR 200.318 (b))
- Maintenance of written standards of conduct (2 CFR 200.318 (c)(1))
- Avoidance of unnecessary or duplicative items (2 CFR 200.318 (d))

Staff reviewed the requirements of 2 CFR 200 and updated the Procurement Policy to address all of the items listed above. Upon Board approval of the revised Procurement Policy, KCAPTA will submit it to the FTA regional office for their review and acceptance.

Recommendation

Staff recommends that the Board Approve revisions to KCAPTA's Procurement Policy #60-001.

7. PROFESSIONAL SERVICES AGREEMENT # 2005 (Kenneth Richardson/Angie Dow):

As part of KCAPTA's transit center development project, KCAPTA is presently in the process of engaging property owners regarding the acquisition of their property for the project. As part of that process, legal services have been provided by the Peltzer & Richardson LC law firm pursuant to a general counsel legal services agreement previously authorized by this Board.

However, as is often the case with projects of this scope and complexity as a transit center development project, specialized legal services outside of the scope of the general counsel services provided for in KCAPTA's agreement with the Peltzer & Richardson firm are often necessary to effectively address unique issues that may arise during the property acquisition process. To that end, staff and general counsel recommend that the Board approve a "Professional Services Agreement for Legal Services" with the firm of Herr Pedersen & Berglund to provide specialized legal services associated with the transit center development project. The Peltzer & Richardson firm will continue to provide general counsel services for the project and will interface and coordinate with staff and Herr Pedersen and Berglund firm where that firm has specialized services that are required for the project.

Recommendation

Staff recommends the Board approved the Professional Services Agreement (#2005) with Herr Pedersen & Berglund and authorized the Board chair to execute Agreement # 2005.

8. CITY OF HANFORD ORDINANCE NO 19-11 (Jami Holloway):

The Hanford City Council updated the City of Hanford's Smoking Ordinance to become compliant with state and federal regulations. The revised Smoking Ordinance addresses several issues, to include smoking at public facilities, smoking at places of employment, smoking in outdoor spaces, smoking of cannabis and vaping and the enforcement provisions. The City of Hanford adopted the revised ordinance on November 5, 2019 with an effective date of December 6, 2019.

The purpose and intent of this ordinance is to balance the needs of persons who smoke with the needs of nonsmokers, including children and youth, to be free from discomforts and health threats created by exposure to second-hand smoke and vapor. Staff has posted No Smoking signs throughout KCAPTA facilities to ensure compliance with the City of Hanford ordinance.

Recommendation

Information Only

9. UPDATE ON WATER SYSTEM @ TERMINAL (Jami Holloway):

In August 2018, the Board approved Agreement #2001 with the Kings River Water Coalition Authority to construct a multi-benefit water kiosk at the bus terminal. The kiosk will provide the public access to free clean water. The contractor for the water fill station submitted the building permit on November 18, 2019 to the City of Hanford and the pre-fabricated water vending machine is under construction.

Recommendation

Information Only

10. BOARD MEETING CALENDAR (Jami Holloway):

Per KCAPTA's JPA, the Board meets every fourth Wednesday each month at 3:30 PM, historically the November/December meetings are canceled and a Special Meeting is held. If a Board Member has a conflict, please notify the Clerk of the Board, a calendar of scheduled meetings for 2020 is included in the agenda.

Recommendation

Information Item Only

11. GRANT AWARD:

In June 2019, Staff submitted a competitive 5339(b) grant application for the replacement of six Blue Bird Buses for \$3,279,570. On November 25, 2019, FTA announces \$423 million in transit infrastructure grants nationwide to improve the safety and reliability of America's bus systems and enhance mobility for transit riders.

The demand for FTA's Grant for Buses and Bus Facilities Program far exceeded available funds, as FTA received applications for 318 eligible projects, totaling approximately \$1.9 billion in funding requests. Of the 318 eligible projects, only 94 will receive funding. Staff is pleased to report that our bus replacement project is one of the 94 eligible projects that will receive funding.

Recommendation

Information Item Only

11. MISCELLANEOUS COMMENTS FROM STAFF: